

MINUTES
GREEN BAY ECONOMIC DEVELOPMENT AUTHORITY
Wednesday, August 14, 2013
City Hall, Room 210
4:30 PM

ROLL CALL:

G. Sikich, Chair ✓
M. Borlee ✓
Ald. J. Brunette ✓
P. Hilgenberg ✓

M. Vogel ✓
D. Hillman ✓

Staff present: G. Flisram, N. White, Economic Development Department; Mayor Jim Schmitt; Alderman present: Boyce, Steuer

Meeting called to order by Chairman, G. Sikich at 4:30 p.m.

APPROVAL OF MINUTES:

Motion was made by D. Hillman to approve the minutes of the March 13, 2013 meeting and seconded by M. Vogel. Motion carried.

NEW BUSINESS:

1. Discussion and action on an offer to purchase 8 acres of parcel #22-SC510 located in the University Heights Commerce Center.

G. Sikich read the closed session notice. Motion made by P. Hilgenberg, seconded by Ald. Brunette to convene in closed session. Motion carried.

Motion made by M. Borlee, seconded by M. Vogel to reconvene in open session. Motion carried.

Motion to approve sale at \$20,000 per acre, for a total of \$160,000 with 5% commission made by G. Sikich, seconded by M. Borlee. Contingencies include:

- Design approval by both City of Green Bay and Town of Scott
- Closing date no later than October 15th
- Under construction in less than two years

Motion carried.

2. Discussion and action on revisions to the Realtor Commission Policy.

After careful research of neighboring communities, G. Flisram stated that it would behoove the City to address our Realtor Commission Policy by bringing it in line

with those communities surrounding us; as to not place the City of Green Bay in a competitive disadvantage.

Motion made by M Vogel, seconded by M. Borlee to standardize the Realtor Commission Policy at 5% for all City land sales. Lease agreement commissions will remain a case-by-case basis. Motion carried.

3. Discussion on land subdivision in I-43 Business Park.

A CSM (Certified Survey Map) was recently completed. Inquiries for development in this area have been increasing.

4. Discussion/update on Site Certification application to Wisconsin Economic Development Corporation.

G. Flisram stated that all information requested by WEDC has been submitted and that we should be hearing back from them in the near future. The Site Certification will help promote University Heights as a “development ready” district.

5. Discussion on other uses of Revolving Loan Funds.

G. Flisram would like permission to explore other options for utilizing the current pool of funds; making it more flexible (within HUD Guidelines) for distribution. Staff will work on creating a Forgivable Loan option for EDA to review in the future.

6. Update on Brownfield grants from US EPA.

University Avenue Redevelopment Plan will be moving forward in conjunction with the Brownfield Grant incentive this fall.

7. Discussion on role of the Economic Development Authority

Concepts were discussed by all parties, including Mayor Schmitt, to better utilize the talents of EDA members on a more consistent basis. Working ideas included:

- Business Improvement District advising
- Coordinate with County on development of East side technology park
- Assist in Downtown Redevelopment plan
- Regional relationship building, particularly with New North

Motion by J Brunette, seconded by P. Hilgenberg to adjourn. Motion carried.